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9/16/02

16 September 2002

Mr. Steve Faryan (SE-5J)
U.S. Environmental Protection Agency
77 West Jackson Boulevard
Chicago, Illinois 60604-3590

TDD: 0111-010
Document Control No.: 195-2A-ACAT

Re: Phase II Site Assessment Report, Revised Pages
Ellsworth Industrial Park, Downers Grove, Illinois

Dear Mr. Faryan:

Attached are copies of the revised pages 5-10 and 5-13 of the Phase II Site Assessment Report for the Ellsworth Industrial Park project, Downers Grove, Illinois. Revisions were made in accordance with your comments received during our meeting on 12 September 2002. Please replace the existing pages in your copy of the report and forward copies to other report recipients as needed.

Should you have any questions or require additional information, please feel free to contact me.

Very truly yours,

Weston Solutions Inc.

Kurt T. Fischer, P.G.
Senior Project Manager

building at 4,500 ug/kg. Low levels (<1 ug/L) of PCE/TCE were detected in shallow groundwater south of the building; however, PCE was detected in the bedrock groundwater at this facility at 12 ug/L. Based on solvent levels in soil and groundwater at this property, probable PCE source materials are present on the Scot property. Additional work will be required to identify the specific source location, extent, and magnitude of PCE at this facility.

- **Tricon**- Little background information is available for the leased James Avenue Tricon facility other than U.S. EPA information, which indicates potential surface disposal of chlorinated-solvents may have taken place. Shallow soil sampling in the suspected discharge area indicates TCE is present at levels between 220,000 ug/kg (7.5 ft bgs) and 500,000 ug/kg (12 feet bgs). These are the highest TCE soil detections documented in the industrial park at this time. Little shallow groundwater data is available for this area since the site is located where significant thicknesses of low-permeability silty clay is present between the facility and the bedrock aquifer. Based on the TCE levels at this site, probable source materials are present. Additional work will be required to evaluate the extent and magnitude of TCE in soil at this facility and to evaluate potential migration pathways to the bedrock aquifer. This should also include other Tricon facilities within the industrial park as well based on this companies documented large historical solvent use. U.S. EPA information indicates a reported 10,992 lb. TCE release between 1987 - 1992 at a *neighboring Tricon facility on Wisconsin Avenue.*

5.4.2 Potential Source Facilities

A potential-source facility is defined as facilities where there is a possibility that source materials are present based on analytical data and background information gathered to date. These include facilities where applicable standards have been exceeded but not necessarily at levels indicative of a source (although one may be nearby) or where complicating factors such as groundwater flow direction or surface drainage patterns increase uncertainty. These facilities will require additional investigation to determine if probable source materials that have contributed to the chlorinated-solvent groundwater plume are present. Based on data collected to date, the following facilities are identified as potential sources:

- **Ames**- Background information indicates this facility was a generator of hazardous waste and was in operation between 1962 and 2000. A solvent degreaser was present at this facility. Previous investigations related to property transactions indicate the presence of PCE/TCE in soil and groundwater. Samples collected from two shallow wells on the west side of the building indicate PCE in groundwater between 42 and

- **Fusibond**- Aerial photo analysis indicates waste storage and potential staining under a current building on the east side of the property. PCE was detected in shallow soil at low levels. Due to the proximity of this facility to high levels of shallow PCE groundwater contamination on an adjoining property to the east, additional evaluation is recommended to evaluate the source and extent of PCE in this area.

- **Molex**- This facility has been documented as a large-quantity generator and 1,1,1-TCA user by U.S. EPA. Additionally, the two Molex properties are upgradient of the elevated 1,1,1- TCA detection on the Lindy property. Further evaluation is warranted to determine the source and extent of 1,1,1-TCA in this area.

- **Magnetrol**- Historical information indicates a 500-gallon TCE tank was present on this property and chlorinated solvents were used prior to 1995. Records indicate a TCE tank may have been removed in 1990. Waste manifest documents indicate both PCE and TCE were used at this facility between approximately 1980 to 1995.

- **Flexible Steel**- Background information gathered by the agencies indicates this facility operated a vapor degreaser to remove excess oil from bolts and nuts. Approximately five drums of TCE were used in the process. In 1977, a 250-gallon storage tank was placed on the concrete floor near the degreaser.

The list above may not be all inclusive. Additional facilities may be identified and/or deleted as site assessment work proceeds and additional site-specific data and information are gathered.

In addition to further evaluation recommended for specific properties listed above, further evaluation of physical features and potential migration routes within, and surrounding the Ellsworth Industrial Park is also recommended. This would include further evaluation of surface water drainageways currently present and areas where previous drainage features were present based on historical aerial photography. Examples include ditches along the southern boundary of the industrial park where photos indicate drainage may have occurred from areas now identified as probable or potential PCE/TCE sources.